

MINUTES of the ORDINARY MEETING of ST JUST-IN-PENWITH TOWN COUNCIL held in the Council Chamber, Council Offices, 1 Chapel Street, St Just on Monday 21 March 2016 at 7.15 p.m.

PRESENT

Councillor K McFadden – Town Mayor
Councillor Mrs Cock – Deputy Town Mayor

COUNCILLORS

| | |
|--------------|------------|
| Mrs M Blundy | F Morris |
| B Clemens | D Roberts |
| N McFadden | G Roberts |
| T McFadden | D Stevens |
| Mrs McQueen | Mrs Salmon |

TOWN CLERK

Elaine Baker

ALSO IN ATTENDANCE

Cllr Mrs. James – Cornwall Councillor
Hazel Murray – Cornishman Reporter

TC.315 APOLOGIES FOR ABSENCE

There were no apologies for absence.

TC.316 DECLARATIONS OF INTERESTS

Cllr N McFadden declared a registerable interest in Min no. TC.328(a)/16 (Applications) in respect of PA16/01549 as the applicant and he agreed to withdraw from the meeting for consideration of the application.

The Town Mayor and Cllr T McFadden declared a non-registerable interest in Min no. TC.328(a)/16 (Applications) in respect of PA16/01549 as they were related to the applicant and agreed to withdraw from the meeting for consideration of the application.

Cllr G Roberts declared a non-registerable interest in Min no. TC327(a)/16 (Grant Applications) as a member of the Board of Trustees of Pengarth Day Centre and agreed to withdraw from the meeting for consideration of the application.

Cllr Mrs Salmon declared a non-registerable interest in Min no. TC325/16 (St Just in Bloom) as a member of the group and agreed to withdraw from the meeting for consideration of the item.

TC.317 DISPENSATIONS

There were no dispensations granted.

TC.318 MINUTES

RESOLVED: That the minutes of the Ordinary Meeting of the Town Council held on 7 March 2016 be approved as an accurate record and signed by the Town Mayor.

TC.319 MATTERS ARISING

There were no matters arising from the minutes.

TC.320 REPORT OF THE TOWN MAYOR, DEPUTY TOWN MAYOR AND TOWN COUNCILLORS

Cllr Clemens reported on his attendance at the West Penwith Community Network Panel on 17 March 2016 which he had attended with the Town Clerk and Cllr Stevens. Cllr Clemens confirmed that he had raised the issue of enforcement of illegal parking in St Just, signage and Traffic Regulation Orders as part of the new Local Policing Group and that it had been agreed at the meeting that the issues of enforcement of illegal parking would be raised with Devon & Cornwall Police (Min no. TC.308/16 (Parking Enforcement) refers. Cllr Clemens also confirmed that it had been agreed, that in future Local Police Liaison Meetings would be held separately to Community Network Meetings as it was felt that Policing issues could become a larger focus of network meetings. Further discussion would be held on the issue of local parish clustering in respect of Traffic Regulation Orders to reduce costs.

At the request of the Town Mayor it was RESOLVED that Cllr Stevens's report on attendance at the West Penwith Community Network Meeting be taken in the confidential part of the meeting as it was likely that sensitive information may be disclosed.

The Deputy Mayor reported that work had commenced on revising the St Just Guide and that the next meeting of the editorial group was to be held on 29 March 2016.

Cllr Mrs Blundy reported back from the West Cornwall HealthWatch AGM which had been held on 18 March 2016 and which had discussed health and social care integration and devolution.

TC.321 REPORT OF THE CORNWALL COUNCILLOR

Cllr Mrs James gave her monthly report on county matters as follows:-

Cllr Mrs James sought final nominations for a local person to be nominated for the Cornwall Civic Awards.

Cllr Mrs James had recently visited the centre in Carnyorth. The service was under threat but was now being re-launched as part of Cornwall Outdoors so had been re-named the Cornwall Outdoor Centre. It would still work closely with schools but was responding to their feedback and moving to a programme focusing more on outdoor physical and adventure activities. It also wanted to play a significant role in residential elements of the Gold Duke of Edinburgh Award Scheme and in increasing Cornish Children's participation in the Ten Tors. The new manager of the Carnyorth Outdoor Education Centre was Paul Parkinson and he was committed to reaching out to the local community. At the meeting a discussion had been held on the possibility of holding an

open day in the autumn. Sadly, there was not a big budget for refurbishment and whilst there was optimism that structural repairs, like the windows would be carried out internal redecoration was going to be more challenging. Cllr Mrs James suggested a local version of SOS DIY as the building was looking very sad inside and not what the local community would want for its young people.

Cllr Mrs James had established a local geocaching group (a National on-line treasure hunting hobby that took people around footpath networks) for local people who wanted to take part in a community path clearing week 16th – 23rd April. The Friends of Portheras Cove were putting forward ideas for Pendeen but Cllr Mrs James asked the Town Councillors for suggestions on a project for litter picking and / or some weed clearance in other parts of the parish.

Cllr Mrs James also reported that the Tin Coast project had the potential to be very beneficial to St Just Parish but reported in detail on the project under the agenda item.

Finally, Cllr Mrs James reported that St Ives were now ready to proceed to local referendum on its Neighbourhood Development Plan, it having completed the local and national scrutiny processes. An interesting feature of the plan was that it sought to preclude any newly built homes becoming 2nd homes, in perpetuity. The idea, alongside the Government budget announcement to place a higher level of stamp duty on people buying a 2nd home, as against a home for their primary residence, might prove a useful tool for some communities becoming unsustainable as local communities due to the high levels of 2nd homes. Some of the money raised from the additional stamp duty was to be invested in community led housing projects.

TC.322 POLICE CRIME FIGURES 1 FEBRUARY 2015 – 29 FEBRUARY 2016

The Town Council received the annual Police crime figures for the period covering 1 February 2015 to 29 February 2016 for the St Just parish which had been provided by PCSO Andrew Tonkin.

TC.323 THE MAN ENGINE

The Town Council considered the issue of partnership funding for the Man Engine project following a presentation on the event by Golden Tree UK at the last meeting (Min no. TC.304/16 (The Man Engine) refers.

RESOLVED That a grant of £1,000.00 be awarded to Golden Tree UK by way of partnership funding from the Town Council in support of the event to take place on 6 August 2016 in St Just and Geevor Tin Mine.

(Action by : Elaine Baker)

TC.324 THE TIN COAST

Cllr N McFadden reported on his attendance at the first meeting of the Tin Coast project organised by the National Trust. Cllr McFadden had found the first meeting interesting and urged the Council to support the initiative which aimed to strengthen local tourism and support local business. Cllr Mrs James explained that the initiative sought to market the local area under the “Tin Coast” banner in view of its strong mining heritage, and that the area would be promoted as a tourist destination supported by tourist information,

virtual platform and mobile apps. It was also hoped that there would also be an enhanced TIC facility.

The Town Council welcomed the initiative and looked forward to receiving further updates as the project developed.

TC.325 ST JUST IN BLOOM

In accordance with the disclosure of her interest, Cllr Mrs Salmon withdrew from the meeting for consideration of the following item.

The Town Council considered the issue of its sponsorship of floral displays in 2016 for St Just in Bloom.

RESOLVED: That, the Town Council as in previous years, agrees to cover the purchase costs of floral displays in 2016 for St Just in Bloom as part of the annual display.

(Action by : Elaine Baker)

TC.326 PLAIN-AN-GWARRY

The Town Mayor sought the Council's views on the process for obtaining quotations for the outstanding work on the Plain-an-Gwarry perimeter wall, and generally the process for awarding contracts.

The Town Clerk advised the Council that the current Standing Orders on Contracts and Financial Regulations set financial threshold above which certain processes needed to be followed to ensure due diligence, accountability and transparency. Any changes to the current regulations would require full Council approval.

The Council wished to ensure consistency, particularly as with increased devolution, the instances on which the Council would need to seek quotations / estimates for work was likely to increase. It was agreed that Councillors would provide the Town Clerk with details of local tradesmen who might be interested in quoting for work and that a list be compiled by the Town Clerk. It was also agreed that the Council's advert in Outreach be amended to encourage local contractors to contact the Council. However, following a full debate it was RESOLVED: That the Council's current Standing Orders and Financial Regulations on Contracts be retained as fit for purpose.

(Action by : Elaine Baker)

TC.327 FINANCE

(a) Grant Applications

In accordance with his disclosure of interest Cllr G Roberts withdrew from the meeting for consideration of the application from Pengarth Day Centre.

The Town Council considered a report by the Town Clerk which set out requests for financial assistance from Pengarth Day Centre and the St Just Branch of the Royal British Legion.

RESOLVED : That the following grants be awarded:-

- | | | |
|-----|------------------------------|-----------|
| (a) | Pengarth Day Centre | £1,000.00 |
| (b) | St Just Royal British Legion | £400.00 |

- (b) Accounts for Payment

RESOLVED: That the accounts to the value of £6,459.64 be approved for payment.

(Action by: Elaine Baker)

- (c) Letters of Thanks

A letter of thanks had been received from Pendeen Graveyard Committee following its recent grant award.

TC.328 PLANNING

- (a) Applications

PA16/00908 Application to erect two new semi-detached dwellings on land adjacent to 21, Carnyorth, St. Just. Applicant: Mr. Richard Holdcroft, Croft Homes. **(Strong Objection)**

PA16/01163 Erection of two semi-detached dwellings to replace existing sub-standard bungalow (Outline Application Number PA14/05619-Approved) at Corsham, B3306 between St. Ives road and St. John's Terrace, Boscawell Downs, Pendeen. Applicant: Mr. Michael Phillips. **(Strong objection on the grounds of inappropriate use of material and design. Front elevations to be faced in locally sourced granite and design to be in keeping with local area).**

PA16/00827 Certificate of Lawfulness proposed use: Siting of camping pods for the provision of additional hostel bed spaces to be used by guests at Letcha Vean Youth Hostel, Road from Cot Manor to Kelynack Farm, Cot Valley, St. Just. Applicant: Mrs. Hayley Stevens, YHA (England and Wales). **(No information / no comment).**

PA16/01568 Replacement of storm damaged porch at Benoni Villa, B3306 between St. Ives road and St. John's Terrace, Boscawell Downs, Pendeen. Applicants; Mr. and Mrs. D. Clarke. **(No objection – agree with Planning Officer's comments).**

PA16/01804 Outline planning permission with all matters reserved: Change of use from garage/store to residential use at The Garage/Store, Angle Street, St. Just. Applicant: Mrs. Julie Richards. **(No objection).**

PA16/02194 Non-material amendment following grant of planning permission PA14/01573 at 5, Carnyorth Terrace, Carnyorth, St. Just. Applicant: Mr. Ian Parsons. **(No objection).**

In accordance with their declarations of interest the Town Mayor, Cllr N McFadden and Cllr T McFadden withdrew from the meeting for consideration of the following application.

PA16/01549 Construction of 14 residential units (12 holiday units and 2 live work units) at the Former Carnyorth Mine, Carnyorth, St. Just. Applicant: Mr. N. McFadden. **(No objection)**.

(b) Decisions

PA16/00825 Conversion of barns to form two dwellings and a detached garage at Kelynack Barns, St. Just. Applicants: Mr. and Mrs. D. Phillips. **Approval** (T. Cl. No Objection in principle, however would like to see removal of timber cladding on the barns and replace with granite, and the dwarf walls of the garages to be fully timbered). **Applicants amended plans to incorporate the changes preferred by Town Council**).

PA16/00163 Listed Building Consent for the installation of bathroom on top floor of house at 24, Chapel Street, St. Just. Applicant: Miss L. Stein. **Approval** (T. Cl. No Objection).

TC.329 QUARTERLY BUDGET MONITORING

The Town Council received details of income and expenditure, together with bank reconciliations for the period 8 December 2015 to 15 March 2016. (Copy appended to the signed minutes).

TC.330 MATTERS FOR REPORT

The Town Clerk reported that notice had been received from Cornwall Council that as part of the review of the electoral boundaries in Cornwall an event was being held at County Hall, Truro on 30 March 2016: two members of the Local Government Boundary Commission for England were due to meet with officers and members from Cornwall Council and had also requested to meet town and parish council representatives. The Town Council had been invited to send a representative to the event.

It was AGREED that Cllr Stevens would represent the Town Council.

The Town Clerk also reported that an invitation had been received to attend the passing out parade for students of Cape Cornwall School who have recently completed the Phoenix Project. The parade was to be held on 24 March 2016 at Penzance Fire Station. It was AGREED that Cllr Mrs Salmon would represent the Town Council.

(Action by : Elaine Baker)

TC.331 INFORMATION ITEMS

There were no information items.

TC.332 EXCLUSION OF THE PRESS AND PUBLIC

RESOLVED – that under Section 1 (2) of the Public Bodies (Admission to Meetings) Act 1960, it is proposed that, because of the confidential nature of the business to be transacted, the public and press be excluded from the meeting for the business specified in the following item.

TC.333 REPORT OF THE TOWN COUNCILLOR

Cllr Stevens reported on the attendance at the West Penwith Community Network meeting, and in particular discussion on the allocation of the Local Devolution Fund on which town and parish council had been asked to support a list of devolution projects to receive financial support from the fund.

Cllr Mrs James also commented on the process for allocation of projects, and in particular support for securing library provision within St Just.

After detailed debate it was RESOLVED that Cornwall Council is advised

1. That the Town Council is disappointed that the procedure relating to the Local Devolution Fund as presented at the Community Network Meeting on 17 March 2016 was not followed, specifically Stage 2 consultation with local councils;
2. However, this Council supports the allocation of £4,943 for a tangible item to facilitate continued library provision within St Just.

The Town Council thanked Cllr Stevens, Cllr Clemens and the Town Clerk for their assistance with this matter.

The meeting closed at 8.47 p.m.

Town Mayor